

136.0

0003

0012.0

Map

Block

Lot

1 of 1  
CARDResidential  
ARLINGTONAPPRAISED:  
USE VALUE:  
ASSESSED:Total Card / Total Parcel  
904,400 / 904,400  
904,400 / 904,400  
904,400 / 904,400

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
38		KENSINGTON PK, ARLINGTON

OWNERSHIP	Unit #:	
Owner 1: LAWRENCE LINDSEY		
Owner 2:		
Owner 3:		
Street 1: 20 WATER WAGON RD		
Street 2:		
Twn/City: VINEYARD HAVEN		
St/Prov: MA	Cntry	Own Occ: N
Postal: 02568	Type:	

## PREVIOUS OWNER

Owner 1: MILLER JASON -	
Owner 2: -	

Street 1: 38 KENSINGTON PARK	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02476	

## NARRATIVE DESCRIPTION

This parcel contains .163 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1885, having primarily Wood Shingle Exterior and 1344 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

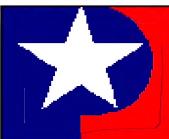
Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	3	Below Stree
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		7092	Sq. Ft.	Site			0	90.	0.89	10									569,486						569,500	

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	7092.000	334,900		569,500	904,400		87417
							GIS Ref
							GIS Ref
							Insp Date
							08/10/16



## USER DEFINED

Prior Id # 1: 87417	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
LAST REV	
Date	Time
12/30/21	10:56:16
mmcmakin	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	334,900	0	7,092.	569,500	904,400		Year end	12/23/2021
2021	101	FV	325,300	0	7,092.	569,500	894,800		Year End Roll	12/10/2020
2020	101	FV	387,000	0	7,092.	569,500	956,500	956,500	Year End Roll	12/18/2019
2019	101	FV	309,100	0	7,092.	601,100	910,200	910,200	Year End Roll	1/3/2019
2018	101	FV	309,100	0	7,092.	442,900	752,000	752,000	Year End Roll	12/20/2017
2017	101	FV	309,100	0	7,092.	423,900	733,000	733,000	Year End Roll	1/3/2017
2016	101	FV	309,100	0	7,092.	392,300	701,400	701,400	Year End	1/4/2016
2015	101	FV	287,400	0	7,092.	329,000	616,400	616,400	Year End Roll	12/11/2014

## SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MILLER JASON,	1450-17		3/14/2014		680,000	No	No		Filed both ways bk:63369 pg:549
MEBLIN AMY E	1365-27		2/6/2009		505,000	No	No		
MEBLIN AMY E	1209-160		8/18/1999	Family		1	No	No	
MEBLIN DAVID	1189-9		6/24/1998	Family		1	No	No	A

## BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment		Date	Result	By	Name
5/30/2018	720	Re-Roof	17,000	C						8/10/2016	Meas/Inspect	DGM	D Mann
10/15/2015	1561	Alterati	39,080							7/27/2016	Permit Visit	DGM	D Mann
7/23/1999	465	Redo Kit	10,000	C						7/27/2016	Left Notice	DGM	D Mann
										5/14/2015	SQ Returned	MM	Mary M
										11/15/2008	Meas/Inspect	336	PATRIOT
										11/5/1999	Measured	266	PATRIOT
										1/1/1982		KM	

## ACTIVITY INFORMATION

Sign:	VERIFICATION OF VISIT NOT DATA	/	/

<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>																					
Type: 15 - Old Style	Sty Ht: 2 - 2 Story	(Liv) Units: 1	Total: 1	Full Bath: 1	Rating: Good									21 EFP ( 126 ) 21	Sum Area By Label : UAT = 420 SFL = 644 FFL = 700 BMT = 700 OPP = 36 EFP = 126																		
Foundation: 3 - BrickorStone	Frame: 1 - Wood	Prime Wall: 1 - Wood Shingle	Sec Wall:	A Bath:	Rating:									6	8																		
Roof Struct: 1 - Gable	Roof Cover: 1 - Asphalt Shgl	Color: GRAY	View / Desir: N - NONE	3/4 Bath:	Rating:	A 3QBth:	Rating:	1/2 Bath: 1	Rating: Good	A HBth:	Rating:	OthrFix:	Rating:	RESIDENTIAL GRID																			
<b>GENERAL INFORMATION</b>				<b>OTHER FEATURES</b>				1st Res Grid   Desc: Line 1   # Units 1								14	14																
Grade: C+ - Average (+)	Year Blt: 1885	Eff Yr Blt:	Alt LUC:	Kits: 1	Rating: Good	Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O	30	14													
Jurisdct: G15	Fact: .	Const Mod:	Lump Sum Adj:	A Kits:	Rating:	Other									14	14																	
				Frl:	Rating:	Upper									8	8																	
				WSFlue:	Rating:	Lvl 2									16	11																	
				Totals RM斯: 6 BR斯: 3 Baths: 1 HB: 1								Lvl 1																					
				Floor: % Own: Name:								Lower																					
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				<b>REMODELING</b>								<b>RES BREAKDOWN</b>																	
Avg Ht/FL: STD	Prim Int Wal: 2 - Plaster	Sec Int Wall:	Partition: T - Typical	Phys Cond: GD - Good	18. %	Functional:	%	Exterior:	No Unit	RMS	BRS	FL	Interior:	1	6	3	m																
				Economic:	%	Additions:									Kitchen: 1999																		
				Special:	%	Baths:																											
				Override:	%	Plumbing:																											
				Total: 18.6 %		Electric:																											
						Heating:									Totals																		
						General:									1	6	3																
<b>CALC SUMMARY</b>				<b>COMPARABLE SALES</b>				<b>SUB AREA</b>																									
								Rate	Parcel ID	Typ	Date	Sale Price		Code Description Area - SQ Rate - AV Undepr Value				<b>SUB AREA DETAIL</b>															
														BMT	Basement	700	54,670	38,269	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten									
														FFL	First Floor	700	182,230	127,562															
														SFL	Second Floor	644	182,230	117,357															
														EFP	Enclos Porch	126	48,830	6,152															
														UAT	Upper Attic	105	72,890	7,654															
														OPP	Open Porch	36	44,000	1,584															
														Net Sketched Area: 2,311 Total: 298,578																			
														Size Ad	1344	Gross Area	2626	FinArea	1344														
<b>MOBILE HOME</b>				Make:	Model:	Serial #:	Year:	Color:	<b>IMAGE</b>																								
<b>SPEC FEATURES/YARD ITEMS</b>				<b>PARCEL ID</b> 136.0-0003-0012.0																													
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	<b>AssessPro Patriot Properties, Inc</b>															
More: N	Total Yard Items:	Total Special Features:								Total:																							